

ARLINGTON IS AN ECONOMICALLY DIVERSE PLACE.

MORE THAN ONE IN FOUR HOUSEHOLDS HAVE LOW INCOMES.



5,170 households have low incomes¹

27% of all households

Low income varies by household size. For a household of 2, low income is \$54,200. This is the most common household size in Arlington.

ROUGHLY ONE IN TEN HOUSEHOLDS HAVE EXTREMELY LOW INCOMES.

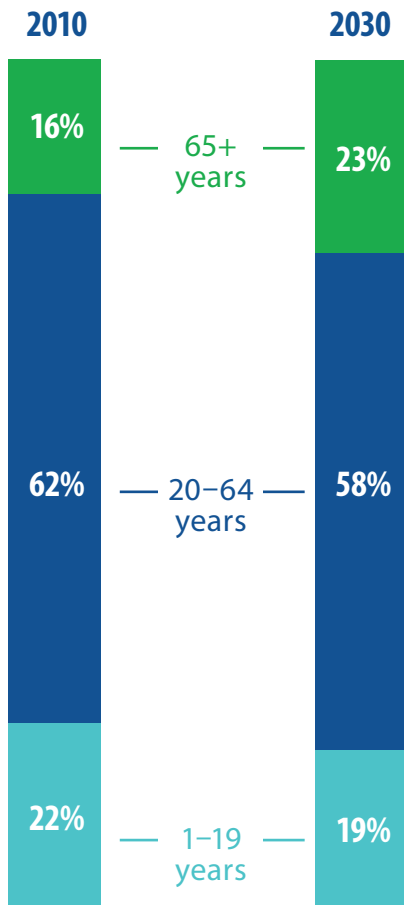


2,100 households¹

11% of all households

For a household of 2, extremely low income is \$22,600.

THE SENIOR POPULATION WILL INCREASE. SENIORS ARE MORE LIKELY TO HAVE LOW INCOMES.



U.S. Census Bureau, Decennial Census 2010 and MAPC Projections

Although Arlington's median household income is nearly \$90,000, half of senior households have incomes less than \$40,000.²



2,624 senior households have low incomes¹

51% of all low income households

Seniors are residents age 65 years and older.

HOUSEHOLD SIZE IS SMALL.

A larger percentage of Arlington's householders live alone compared to the rest of the region. Single-earner households tend to have lower incomes. The median income for a one-person household is \$47,522.

Arlington

34% live alone

Boston Metro Area

25% live alone

U.S. Census Bureau, 2009-2013 American Community Survey.

1: HUD Comprehensive Housing Affordability Strategy (CHAS), 2008-2012. | 2: U.S. Census Bureau, 2010-2014 American Community Survey. ACS (and CHAS) data are based on samples and are subject to sampling variability.



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HOUSING PRICES IN ARLINGTON ARE INCREASINGLY OUT OF REACH.

ONE IN THREE HOUSEHOLDS SPEND MORE THAN 30% OF THEIR INCOME ON HOUSING.



5,655 households¹
30% of all households

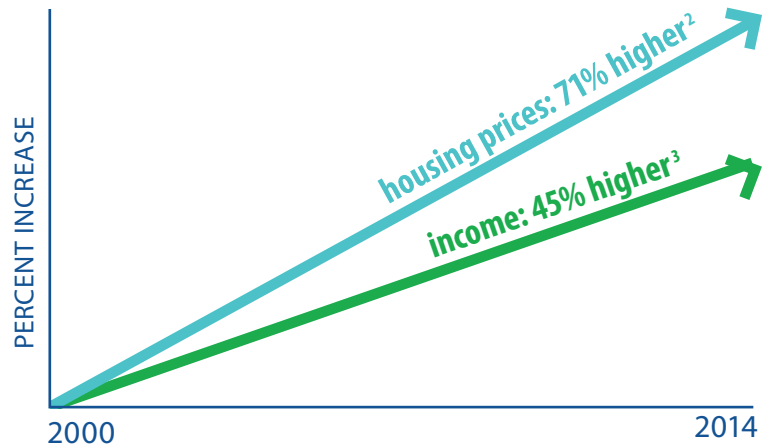
(Middle-income & low-income households alike spend a large portion of their income on housing.)

LOW-INCOME SENIORS SPEND AN EVEN HIGHER PROPORTION OF THEIR INCOME ON HOUSING.



972 low-income senior households (37% of all low-income seniors) spend more than 50% of their income on housing costs.¹

SALE PRICES ROSE FASTER THAN INCOME.

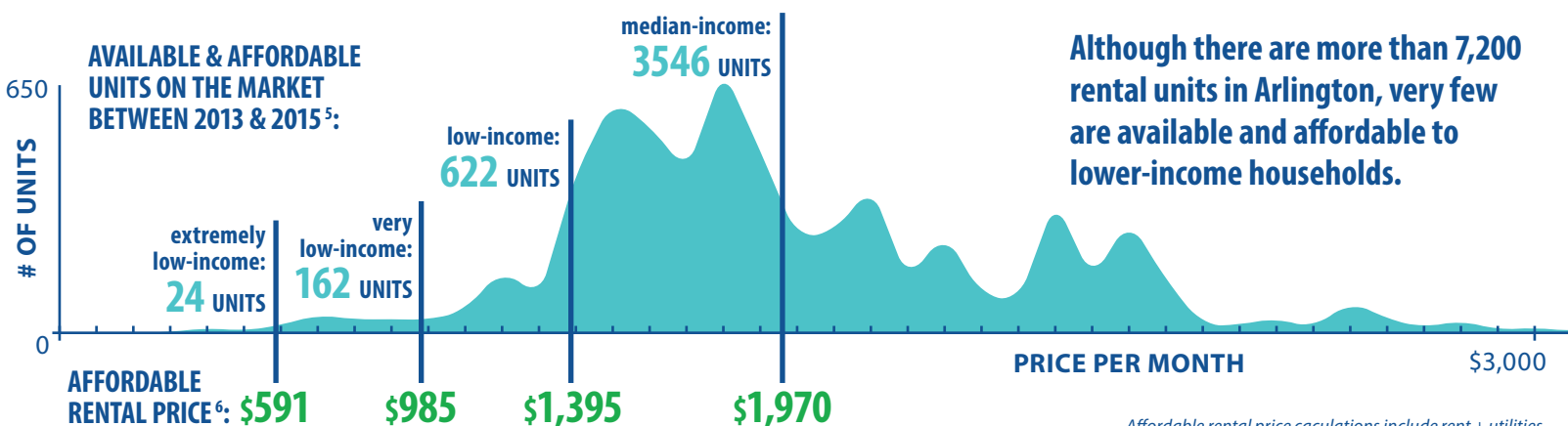


Buying a house is too expensive for current residents.²
sale price affordable to a median income household in Arlington is about \$310,000, but the median sale price of homes in Arlington was \$580,000 in 2015.

1,460
rental units were converted to condos
between 2000 and 2014.

Condos often require greater funds to occupy than apartments. In 2000, there were over 7,800 rental units.⁴

FEW APARTMENTS ARE AFFORDABLE TO LOWER-INCOME HOUSEHOLDS.



1: HUD Comprehensive Housing Affordability Strategy (CHAS), 2008-2012. | 2: The Warren Group, Town Stats, 2014. | 3: U.S. Census Bureau, Decennial Census 2000 & 2009-2014 American Community Survey | 4: Town of Arlington, Assessor's Office. | 5: Padmapper listings, 2013-2015. | 6: FY2015 Affordable Housing Income Limits, Boston-Cambridge-Quincy, MA-NH HUD Metro FMR Area. ACS (and CHAS) data are based on samples and are subject to sampling variability.



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